

# Castlewood CONNECTION

## CASTLEWOOD HALLOWEEN Spooktacular

When and Where:

October 31st  
5:30pm  
at the  
Clubhouse



October 2023

## **AUTOMATED City Trash Service Starts in October**

This is a reminder referencing the August 31, 2023 Highland Village newsletter *The Villager* that announced the city has contracted with a new vendor for waste and recycling services.

*The new service will be automated.*

Republic Services starts Oct 2.

You may keep your private trash cart or, beginning October 2, place it inside your new trash cart to be hauled away as bulk waste.

***Be aware: Republic Services will not service private trash carts under this contract.***

It's important to note that ALL TRASH must be **INSIDE** the blue trash cart since the new service is automated. Any trash outside the cart will not be picked up.

Contact the city of Highland Village if you have questions regarding the new trash/recycling service.



### **IMPORTANT DOCUMENTS ON THE WAY**

Watch your mailbox for the Annual Meeting Mailer. The mailer includes notice of the 2023 Annual Meeting, a ballot/proxy and the 2024 budget.

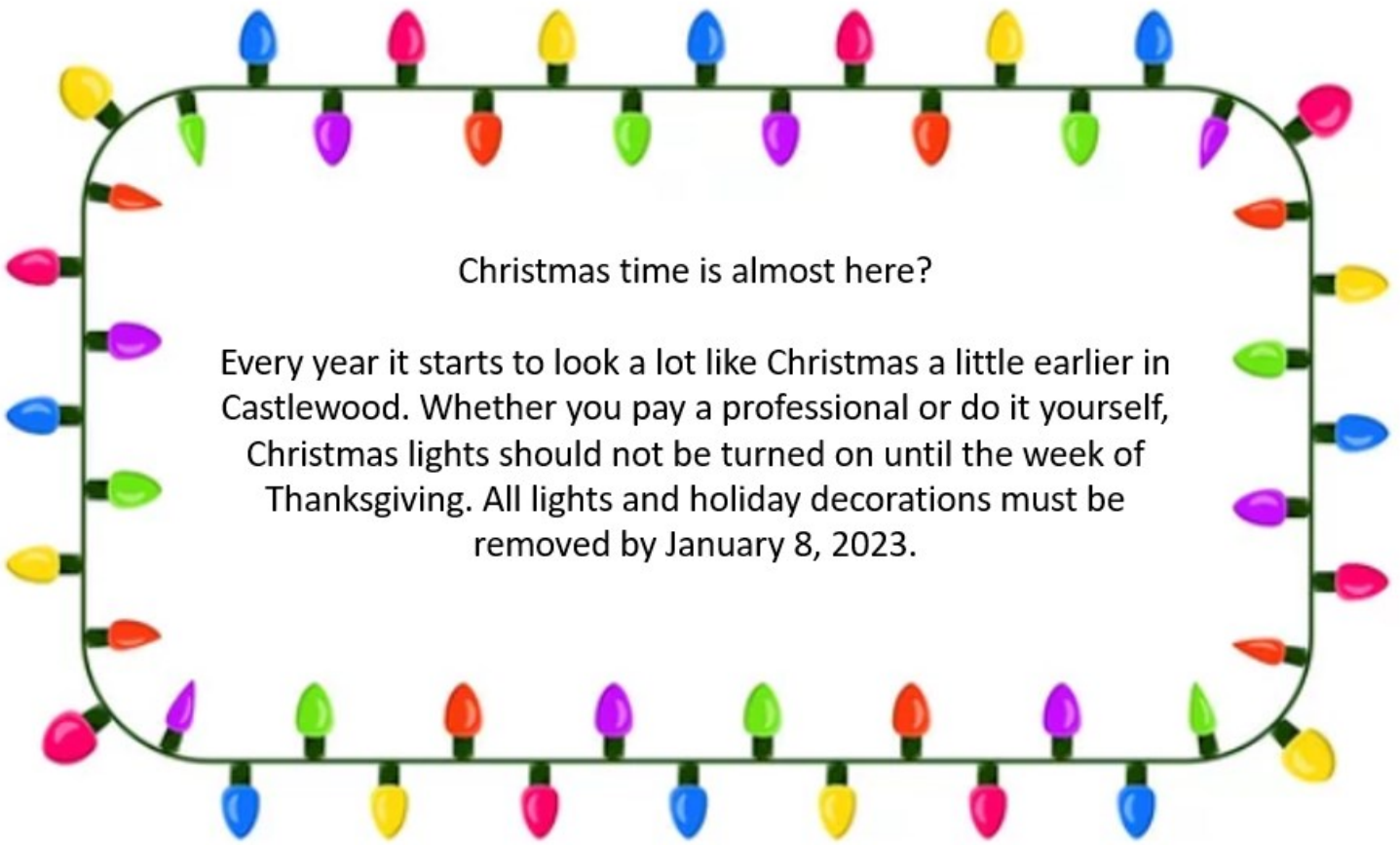
Be sure to return your ballot following the directions provided no later than Friday, December 8, 2023.

In order to meet quorum the HOA must collect enough ballots/ proxies in advance or rely on in person attendance in order to avoid cancelling the meeting and rescheduling. Rescheduling the meeting costs the entire community so be sure to do your part!

Annual Billing statements arrive by mail the first week of November. **Annual Assessments are due January 1, 2024**

Annual Meeting of the Members

***December 10, 2023 @1:00 pm***



Christmas time is almost here?

Every year it starts to look a lot like Christmas a little earlier in Castlewood. Whether you pay a professional or do it yourself, Christmas lights should not be turned on until the week of Thanksgiving. All lights and holiday decorations must be removed by January 8, 2023.

Status	Violation Procedure	Action Required
1st Sighting or Report of Violation	Send Notice of intent to fine \$10 daily if the violation is not resolved within 10 days from the notice (sent certified mail).	10 days to correct violation
2nd Sighting / Not Repaired / No application for extension	(\$10 daily fine) Send Notice of applied fine of \$10 daily and intent to fine \$10 daily if not resolved within 10 days from the notice (sent certified mail).	10 days to correct violation
3rd Sighting / Not Repaired / No application for extension	(\$10 daily fine) Send Notice of applied fine of \$10 daily and intent to fine \$10 daily if not resolved within 10 days from the notice (sent certified mail).	10 days to correct violation
4th Sighting / Not Repaired / No application for extension	(\$10 daily fine) Send Notice of applied fine of \$10 daily and intent to fine \$10 daily if not resolved within 10 days from the notice (sent certified mail).	10 days to correct violation
Final Notice	(\$10 daily fine) Send Final Notice of applied fine of \$10 daily with intent to continue to fine \$10 daily if not resolved (sent certified mail).  The Board may also escalate the matter to the Association's attorney by sending a final notice that the file will be forwarded to the attorney to correct the violation through the court system in thirty (30) days if the violation is not resolved (sent certified mail).	30 days to correct violation

## Fining Policy Changes

Recent legislative changes resulted in the need for the HOA to update and file a revised policy which will take effect on January 1, 2024.

Please review the new policy.



New Office Hours

Monday & Thursday 9:00 to 5:00

Email: [Jhansen@spectrumam.com](mailto:Jhansen@spectrumam.com)

Office phone: 972-317-2457

After Hours/ Emergencies only

972-236-6214



Access Cards

Access cards can be picked on Mondays and Thursdays. To request a new access card, a replacement card, or to have an existing card reactivated please submit an access card request form. If payment is required, you will be mailed an invoice. Be sure to pay the invoice prior to coming to the clubhouse to collect your access card. Scan the QR code or visit the community website at [www.castlewoodhoa.com](http://www.castlewoodhoa.com) select the CONTACT TAB/ ACCESS CARD REQUEST



**Castlewood's**  
Thanksgiving Day  
Turkey Trot

**1 MILE  
FUN  
RUN/  
WALK  
& 5K**



**CHECK IN:**  
8:30 am  
**RACE START:**  
9:00 am

**LOCATION:** Starts at Clubhouse and proceeds on paved HV trail system

**THURS, NOV 23<sup>rd</sup>**

Strollers & Dogs Welcome!

**KIDS' T-SHIRTS WHILE SUPPLIES LAST!**

## Castlewood E– Newsletter

NOTE.... If your email addresses are not registered with the HOA you will miss out on e-newsletters in 2024. The HOA will continue to mail a quarterly newsletter as well as the special edition featuring graduating seniors.

Please keep your phone and email contact information up-to-date with the community manager. This information is not shared with residents nor used for any solicitation purposes. All contact information is confidential between you and the community manager.

To update contact information: or add another contact, email the community manager at: [jhansen@spectrumam.com](mailto:jhansen@spectrumam.com).

**Please put your street address in the subject line.**

Remember... if the HOA does not have your email address you will NOT receive the monthly newsletters beginning in January when the newsletter goes electronic. Residents may register more than one email address.



### Important Notice

Please be aware. Violations will be issued to all homes that do not have sod or have large bare spots beginning **April 15, 2024**. This notice is being sent well in advance to allow residents to make any needed repairs to their irrigation systems, to thin out the canopy of mature trees, or replace sod on any bare spots, or fill in the entire lawn if necessary.

If the issue is not addressed after the first notice given on **April 15, 2024**, residents will begin fining at \$10 a day. These fines will continue through the summer and into the winter if left uncured and will not be put on hold. The HOA is providing residents six full months to address the situation.

Lawns cannot be converted into large flower beds, artificial turf is not permitted in any visible areas, and sod cannot be replaced with rocks or ground cover.



# THE TEMPERATURE IS NOT THE ONLY THING THAT IS HOT!

Castlewood Resident  
for 23 years

Member of the  
Castlewood HOA  
Board of Directors



Melody Orrantia



Home values in Castlewood remain high as our incredible neighborhood continues to be in great demand! 70% of the homes sold in the last 90 days received more than asking price, and every house currently for sale is under contract.

## Let Melody Help

- Reach out to get a free review of your home equity
- Learn what is really happening in the Castlewood and DFW real estate market
- Ask about my Castlewood sellers discount

214.697.7760

melodyorantia@gmail.com

**HALIE'S SWEET TREATS**

Instagram: @haliessweettreats  
or text 817-343-7685

### Need a New Roof?

O: 972-420-6500

- Castlewood resident for 23 years
- Locally owned company
- Call Laura Rojas for a free inspection

F: 972-420-6505

C: 214-732-6042

214-732-6042

lrojas@sageroofingllc.com

**LAURA ROJAS**  
Project Manager

O: 972-420-6500  
F: 972-420-6505  
C: 214-732-6042

826 Office Park Circle #106  
Lewisville, TX 75057

lrojas@sageroofingllc.com  
sageroofingllc.com



Visit

[www.castlewoodhoa.com](http://www.castlewoodhoa.com) for  
more information.





\$35 gift card  
for two residents!

\*Best overall\*  
\*Spookiest decor\*

# CASTLEWOOD HALLOWEEN HOUSE DECORATING CONTEST!

REGISTER NO LATER THAN OCT 20!  
SCAN THE QR CODE TO ENTER



SPONSORED BY TRICIA HOFFMANN  
972-740-4108 REALTORTRICIAH@GMAIL.COM



**VIRGINIA WALTERS**  
Realtor

Cell/txt 214-566-7893  
vwalters@FathomRealty.com  
FathomRealty.com



**Lee & Hollie Woodham**  
Owner  
TPCL 0809118

**940-231-0004**  
PO Box 335  
Ponder, TX 76259

ponderpestcontrol@gmail.com  
ponderpestcontrol.com



**Your Locally Owned Exterminating Service**

## Hi Neighbor

My name is Don Meisinger. I have resided  
in Highland Shores since 2017.



I recently retired from Hunter Engineering  
Co. following a 52 year career in  
automotive technology.

In retirement, I am offering a vehicle  
diagnostic service, at your home, which  
prepares you with a diagnostic report to  
take with you for vehicle service at an auto  
dealer or other type of car repair.

The instrument used is made by Bosch,  
the world largest designer and maker of  
vehicle sensors for computer control.

214-724-2747  
donmeisinger@aol.com



**we make outside fun again**

**\$49<sup>99</sup> first treatment**

New customers only. Valid up to 1/2 acre.  
Cannot be combined with other offers.



Best of Denton County  
Mosquito Control Company 2015 - 2021

**972-584-1641**  
MetroNorthwestDFW.MosquitoJoe.com

Locally owned and operated • Botanical treatment options  
Misting system and service programs • No contracts necessary  
10% HERO discount for Military and First Responders

a neighborly company

Independently owned and operated franchise.  
© 2022 Mosquito Joe SPV LLC. All rights Reserved



CASTLEWOOD HOMEOWNERS ASSOCIATION  
3420 FAIRFILED LANE  
HIGHLAND VILLAGE, TX 75077

# Castlewood Beer & Brats

Saturday, October 7

Come enjoy 7:00 pm

Homemade Pretzels,  
Brats, Kringle, & more!

Adults only

BYOB

